

146.0

0005

0001.0

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTON

APPRAISED:

Total Card / Total Parcel

731,200 / 731,200

USE VALUE:

731,200 / 731,200

ASSESSED:

731,200 / 731,200



PROPERTY LOCATION

No	Alt No	Direction/Street/City
190		SCITUATE ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: LYONS WILLIAM A	
Owner 2:	
Owner 3:	

Street 1: 190 SCITUATE STREET
Street 2:

Twn/Cty: ARLINGTON
StProv: MA Cntry: Own Occ: Y
Postal: 02476 Type:

PREVIOUS OWNER
Owner 1: FIORAVANTI GIGI A -
Owner 2: LYONS WILLIAM A -
Street 1: 190 SCITUATE STREET
Twn/Cty: ARLINGTON
StProv: MA Cntry: Own Occ: Y
Postal: 02476 Type:

NARRATIVE DESCRIPTION
This parcel contains 5,720 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1950, having primarily Wood Shingle Exterior and 1692 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS
Code Descrip/No Amount Com. Int

PROPERTY FACTORS							
Item	Code	Description	%	Item	Code	Description	
Z	R1	SINGLE FA	100	water			
o				Sewer			
n				Electri			
Census:				Exempt			
Flood Haz:							
D				Topo			
s				Street			
t				Gas:			

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5720		Sq. Ft.	Site		0	80.	1.03	9									473,282						473,300	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	5720.000	257,900		473,300	731,200		96121
							GIS Ref
							GIS Ref
							Insp Date
							05/05/18

Total Card / Total Parcel
731,200 / 731,200
731,200 / 731,200
731,200 / 731,200

Prior Id # 1: 96121
Prior Id # 2:
Prior Id # 3:
Prior Id # 1:
Prior Id # 2:
Prior Id # 3:
Date Time
12/11/20 01:36:49
PAT ACCT.
11442
PRINT
Date Time
12/11/20 01:36:49
LAST REV
Date Time
05/30/18 13:37:57
ekelly
ASR Map:
Fact Dist:
Reval Dist:
Year:
LandReason:
BldReason:
CivilDistrict:
Ratio:

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	257,900	0	5,720.	473,300	731,200	731,200	Year End Roll	12/18/2019
2019	101	FV	225,400	0	5,720.	443,700	669,100	669,100	Year End Roll	1/3/2019
2018	101	FV	225,400	0	5,720.	366,800	592,200	592,200	Year End Roll	12/20/2017
2017	101	FV	225,400	0	5,720.	337,200	562,600	562,600	Year End Roll	1/3/2017
2016	101	FV	225,400	0	5,720.	307,600	533,000	533,000	Year End	1/4/2016
2015	101	FV	211,400	0	5,720.	301,700	513,100	513,100	Year End Roll	12/11/2014
2014	101	FV	211,400	0	5,720.	280,400	491,800	491,800	Year End Roll	12/16/2013
2013	101	FV	211,400	0	5,720.	266,800	478,200	478,200		12/13/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
FIORAVANTI GIGI	63241-70		2/3/2014	Convenience		1	No		
HUANG EDWIN/TAM	40271-146		8/1/2003		472,450	No	No		
RECORD DOUGLAS	32692-387		4/17/2001		384,000	No	No		
TOWNES STEPHEN/	22986-379		3/16/1993		212,000	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descr	Comment
3/30/2006	221	Re-Roof	5,760	C				
6/3/1992	219		8,000	C				ADD NEW BATH TO M/

ACTIVITY INFORMATION

Date	Result	By	Name
5/5/2018	MEAS&NOTICE	BS	Barbara S
3/31/2009	Inspected	163	PATRIOT
1/27/2009	Measured	336	PATRIOT
12/15/2003	MLS	HC	Helen Chinal
8/22/2001	MLS	MM	Mary M
1/6/2000	Mailer Sent		
1/4/2000	Measured	163	PATRIOT
2/1/1991		PM	Peter M

Sign: VERIFICATION OF VISIT NOT DATA / / /

